phis Instrument Prepared By:
JOHN B. STARK, ATTORNEY AT LAW
4207 Lebanon Road, Suite 200
Hermitage, Tennessee 37076

ADDRESS NEW OWNER:	SEND TAX BILLS:	MAP-PARCEL:
Bobby R. & Frances B. Denson	Bobby R. & Frances Denson	
274 Martingale	920 Swing Bridge Rd.	44-14 35
Old Hickory, TN 37138	Old Hickory, TN 37138	

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, Howard Franklin Edenfield, Executor of the estate of Dorris Franklin Cagle, Deceased, and Nancy C. Cagle, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Bobby R. Denson and wife, Frances B. Denson, an undivided one-half (1/2) interest owning such interest as tenants by the entireties and to Bobby Darrell Denson, an undivided one-half (1/2) interest, as a tenant-in-common with his parents, owning the other one-half (1/2) as tenants by the entireties, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 274 of block 1 on the map of Cumberland Terrace, Part 1 as of record in Book 1424, page 49, Register's Office for said County.

Said lot No. 274 fronts 75 feet on the easterly side of Martingale Drive and runs back 180.1 feet on the northerly line and 185.5 feet on the southerly line to the westerly margin of the Tennessee Central Railroad right-of-way, measuring 75 feet thereon.

Being the same property conveyed to Dorris Frankin Cagle and wife, Nancy C. Cagle, by deed from William L. Hinson and wife, Mildred G. Hinson, dated October 14, 1952, and filed for record in Deed Book 2103, page 4, Register's Office for Davidson County, Tennessee. The interest that Nancy C. Cagle was divested from her and invested in Dorris Franklin Cagle by Final Decree of Fourth Circuit Court recorded in Book 5064, Page 592 R.O.D.C.T.

Subject to:
Easement for public utility purposes and 30-foot building setback line, as shown on plan in book 1424, page 49, Register's Office for Davidson County, Tennessee.

Restrictive covenants contained in an instrument executed by Cumberland Terrace Homes, Inc., date April 30, 1948, and recorded in book 1582, page 505, Register's Office for Davidson County, Tennessee.

Any discrepancies, conflicts, encroachments, or shortages in area and boundaries which a correct survey would show.

This is improved property known as 274 Martingale Drive, Old Hickory, Tennessee, 37138.

This conveyance is made subject to all restrictions and easements of record, or which a visual inspection of the property would reveal.

Nancy C. Cagle joins in this conveyance to transfer any right, title and interest she may have, in the above described property, to Grantees, Bobby R. Denson and wife, Frances B. Denson, an undivided one-half (1/2) interest owning such interest as tenants by the entireties and to Bobby Darrell Denson, an undivided one-half (1/2) interest, as a tenant-in-common with his parents, owning the other one-half (1/2) as tenants by the entireties.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Bobby R. Denson and wife, Frances B. Denson, an undivided one-half (1/2) interest owning such interest as tenants by the entireties and to Bobby Darrell Denson, an undivided one-half (1/2) interest, as a tenant-in-common with his parents, owning the other one-half (1/2) as tenants by the entireties, their heirs and assigns, forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantees, their heirs and assigns, against

the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 13th day of April, 1989.

Howard Franklin Cagle Executor to the estate of Dorris Cagle
HOWARD FRANKLIN CAGLE, Executor to the Estate of
Dorris Franklin Cagle

Nancy C. Cagle
NANCY C. CAGLE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned Notary Public in and for said County and State, personally appeared Howard Franklin Cagle, Executor of the estate of Dorris Frankin Cagle, Deceased, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Executor of the estate of Dorris Fraklin Cagle and that he as such Executor, executed the within Warranty Deed for the purposes therein contained, by signing the name of himself as such Executor

Witness my hand and official seal at Hermitage, Tennessee, this the 13th day of April, 1989.

John B Stark
NOTARY PUBLIC

My Commission Expires: 7/10/90

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within name Nancy C. Cagle, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Hermitage, Tennessee, this the 13th day of April, 1989.

John B Stark
NOTARY PUBLIC

My Commission Expires: 7/10/90

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $25,000.00.

Edward F. Cagle
AFFIANT

Subscribed and sworn to before me
this 13 day of April, 1989.

John B Stock
NOTARY PUBLIC

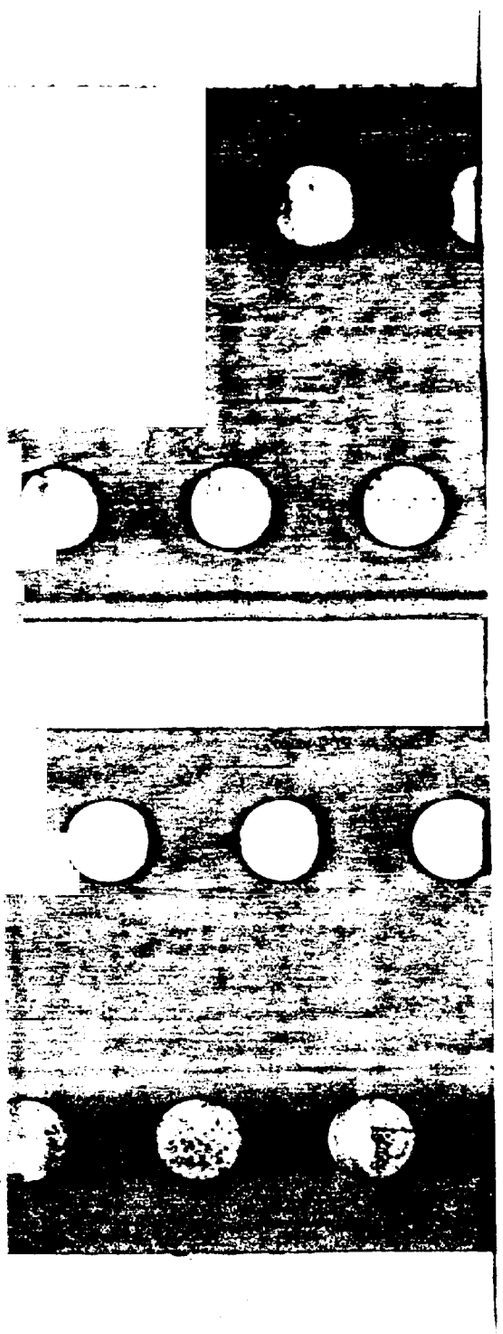
My Commission Expires: 7/12/90

25975

APR 19 9 09 AM '89

RUSH

7035 04/19 0101 03CHECK 95.00



OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7819 PAGE 915

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT	25000.00
CON TX	82.50
PRFEE	0.50
WDEED	12.00
TOTAL	95.00
CHECK	95.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 04/19/89 01 09409 0001 7035

25975

IDENTIFICATION REFERENCE

APR 19 9 08 AM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 201408